

50-5-32 ✓

47-102

WARRANTY DEED
Joint TenancyNO TRANSFER
TAX PAID

KNOW ALL MEN BY THESE PRESENTS,

023772

That, ISABELLE M. PELOTTE and ALPHIE J. PELOTTE, husband and wife, both of Waterville, in the County of Kennebec, and State of Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by ALPHIE J. PELOTTE and ISABELLE M. PELOTTE, husband and wife, both of Waterville, in the County of Kennebec, and State of Maine, and whose mailing address is 7 Elmhurst Street, Waterville, Maine 04901, the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey, unto the said ALPHIE J. PELOTTE and ISABELLE M. PELOTTE, as joint tenants and not as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land with the buildings thereon, situate in said Waterville and described as follows:-

Being Lots #24 and #25 on a map or plan of building lots, called "Edgewood" said map or plan being on file in the Registry of Deeds in Kennebec County, to which reference may be had for a more particular description.

Also another certain lot or parcel of land with the buildings thereon, located in the Town of Belgrade, in said County and State and bounded and described as follows, to wit:-

Beginning on the south end of Pinkhams Cove, so-called, on Great Pond at an iron pin in the northeasterly line of a new road, at the southeasterly corner of lot of one Doyon and five hundred eighty-nine (589) feet, measuring along the said line of said road from the southeasterly line of one Rossignol; thence southeasterly along said road one hundred one (101) feet to an iron pin which is the southwest corner of a lot owned by Fernando and Yvette Pelotte; thence northeasterly along the said west line of said Fernando and Yvette Pelotte to the shore of said Great Pond; thence running along the shore of Great Pond northwesterly to land of said Doyon; thence running southwesterly along the said Doyon's east line to the camp road and the point of beginning.

Excepting and reserving from the above described second parcel of land a lot of land conveyed by said Isabelle Pelotte to Fernando Pelotte and Yvette Pelotte by deed dated May 10, 1962, recorded in Kennebec Registry Book 1262 Page 382.

Meaning and intending hereby to convey in joint tenancy to myself, Isabelle M. Pelotte, and my husband, Alphie J. Pelotte, the premises conveyed to me the within Grantor, by Warranty Deed of Alphie J. Pelotte dated May 10, 1962, recorded in the Kennebec County Registry of Deeds in Book 1262, Page 381.

And we do covenant with the said Grantees, as aforesaid, that we are lawfully seized in fee of the premises; that they are free of all encumbrances: EXCEPT AS AFORESAID; that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will Warrant and Defend the same to the said Grantees, their heirs and assigns against the lawful claims and demands of all persons.

In Witness Whereof, the said ISABELLE M. PELOTTE and ALPHIE J. PELOTTE, joining in this deed as Grantors, and relinquishing and conveying all right by descent and all other rights in the above described premises, have hereunto set their hands and seals this 3rd day of October in the year of our Lord one thousand nine hundred and eighty-eight.

Signed, Sealed and Delivered
in the presence of:

Natalie P. Bragg

Isabelle M. Pelotte
Isabelle M. Pelotte

Alphie J. Pelotte
Alphie J. Pelotte

STATE OF MAINE
KENNEBEC, SS.

Dated: October 3, 1988

Personally appeared the above named ISABELLE M. PELOTTE and ALPHIE J. PELOTTE and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Natalie P. Bragg
Notary Public
Print Name: Natalie P. Bragg
My Commission Expires: 12/18/94



Also another certain lot or parcel of land situated in Belgrade, in the County of Kennebec and State of Maine, more particularly bounded and described as follows:

Beginning at an iron pipe marking the southwesterly corner of Fanado Pelotte, thence southeasterly along the southerly line of Pelotte for forty-six (46'±) feet, more or less, to Fanado Pelotte's southeasterly corner. Thence southwesterly along the extension of Fanado Pelotte's easterly line and along the land of the grantor for one hundred (100'±) feet, more or less, to a cedar post. Thence northwesterly along the land of the grantor for ninety (90'±) feet, more or less, to the southeasterly corner of the land of the grantee. Thence northeasterly along the easterly line of the grantee for one hundred (100'±) feet, more or less, to a point. Thence southeasterly for thirty (30'±) feet, more or less, to the point of beginning.

Being a part of the parcel conveyed to William and Jeanette Faulkingham by Clement O. Dostie and recorded in Book 1844, Page 213 of the Kennebec Registry of Deeds. This parcel contains two tenths (0.2Ac) of an acre, more or less.

Also another certain lot or parcel of land situate in Belgrade in the County of Kennebec and State of Maine and described as follows:

Beginning at an iron pipe marking the southwesterly corner of the land of Fanado Pelotte, thence northwesterly along the other land of the grantee for thirty (30'±) feet, more or less, to a point. Thence northeasterly along the land of the grantee for one hundred twenty-five (125'±) feet, more or less, to the westerly line of Fanado Pelotte. Thence southwesterly along Fanado Pelotte's westerly line for one hundred twenty (120'±) feet, more or less, to the point of beginning. Being a triangular parcel of land of four one hundredths (0.04Ac±) of an acre, more or less, between the land of Fanado Pelotte and of the grantee that may have been previously conveyed to the grantee. This description is to resolve an ambiguous description of the previous conveyance which may have failed to convey the herein described parcel to the grantee. Being a part of the land conveyed to Edwin and Jennie Wadleigh by George Tracy in Book 844, Page 57 of the Kennebec Registry of Deeds.

Meaning and intending hereby to convey the premises acquired by the within Grantors, Alphie J. Pelotte and Isabelle M. Pelotte, by quitclaim deed in tenancy in common from William Faulkingham et ux dated September 24, 1977, and recorded in the Kennebec County Registry of Deeds in Book 2374, Page 68, to each other as joint tenants.

To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof, to the said **ALPHIE J. PELOTTE** and **ISABELLE M. PELOTTE**, as joint tenants and not as tenants in common, and their heirs and assigns, to them and their use and behoof forever.

RECEIVED KENNEBEC SS.

1988 OCT -5 AM 9:00